

Ogden Dunes Plan Commission

Regular Meeting

(Revision #1)

Town Meeting Room

March 22nd, 2012

7:00PM

Members of the Ogden Dunes Plan Commission

Greg DePorter, *Chairman*, 764-8994 ♦ Mike Falk, *Vice Chairman*, 764-4676 ♦ Herb Craig, *Secretary*, 764-4665
♦ Jim Slawinski, 762-5681 ♦ Frank Stimson, 762-5215 ♦ Paul Panther, 762-8665 ♦ Al Johnson, 762-5054

Present: MEMBERS –CHAIRMAN GREG DEPORTER, PAUL PANTHER, FRANK STIMSON, MIKE FALK (Late) and JIM SLAWINSKI

Also Present: Building Commissioner Ed Hewitt, Mark Coleman, Maryann Schaefer and Alex Mackenzie

Meeting called to order at 7:05 PM

1. Minutes of the February 22, 2012 Meeting- Due to some late additions that members of the Plan Commission wanted to included in the February 22 meeting minutes, a motion was made by Chairman DePorter to put on hold the minutes until the next Plan Commission Meeting. The motion was seconded by Stimson with the vote being as follows: DePorter – Yes, Panther- Yes, Stinson-Yes and Slawinski-No.
2. Chairman DePorter discussed the recent letter from Jean Manna, Ogden Dunes Clerk Treasure, Dated March 8th, 2012 involving the Indiana “Open Door Law” as it pertains to town meetings (attachment #1) .The current law is explained in detail at:
<http://www.in.gov/legislative/ic/2010/title5/ar14/ch1.5.html>
3. Chairman DePorter discussed the recent letter from Ogden Dunes Police Department Chief James Reeder which was sent to all Police Personnel, the Deputy Town Clerk, and the Town Clerk with a copy to the Town Council. This letter involved changes made to the access to Police Station Offices (attachment #2).
4. Chairman DePorter read to all present a letter he composed and will be sending to Charlie Costanza, a registered contractor in Ogden Dunes, involving a driveway project at 17 Beach Lane as well as one at 152 Shore Drive (both completed) as well as a potential concern by Mr. Costanza involving Mr. Costanza’s bond possibly being placed on a “hold” status.

5. Building Commissioner Report:

Building Commissioner Ed Hewitt provided to the Plan Commission a current list of both new and all open building permits (attachment #3). He also provided to the Plan Commission some recent photos of walls, some of which fall under the category of "retaining walls" while others fall under the category of "Decorative Walls" (attachment #4).

As a follow-up from a recommendation made from the previous meeting, Building Commissioner Ed Hewitt provided to the Plan Commission not only a list of current "Nuisance Properties" but also an additional list ranking the properties starting with the worst ones being listed first (Attachment #5). Ed will follow-up with contacting the owner(s) of 27 Aspen (#1 on the list) and Plan Commission Member Jim Slawinski will follow-up with contacting the owner(s) of 7 Sunset Trail (#2 on the list).

Ed also recommended to the Plan Commission the possibility of contacting all Ogden Dunes Residents on "Building Permit" requirements and who to contact if there are any questions. It was decided by the Plan Commission to look into the possibility of sending out a short notice on the subject matter along with the normal water/garbage bill that is issued every quarter.

There was additional discussion on a request by the property owner of 39 Diana Road (Ronald Furman) to install a dual driveway entrance to his residence (attachment #6). Plan Commission Member Frank Stinson mentioned that he would review the current Ogden Dunes Building Code and report back to the Plan Commission Members prior to the next meeting. Frank also mentioned that if there is something currently in the Ogden Dunes Building Code that does not allow the resident to construct his driveway as planned he can always submit his request to the BZA for review and possible acceptance.

Ed mentioned the possibility of organizing the homeowners multiple files and incorporating them into a disk format. This would be more of a benefit to the individual homeowner. Frank Stinson mentioned that the Plan Commission does not have any type of budget at this time but Greg DePorter mentioned that he would contact the Town Council in an attempt to see if any additional funds may be available for this project.

6. New Business:

Mike Falk once again questioned the retaining wall that was constructed at 39 Diana in which there was no building permit issued prior to the work being started and/or completed. He was reminded by the members of the Plan Commission that it was decided at the last meeting to follow the recommendations of the current Building Commissioner, Ed Hewitt, and in this case, accept payment for the permit "after the fact" based on conversations that Ed had with both the resident as well as the contractor.

Frank Stinson mentioned the possibility of work being done without a building permit at the Petsas Property at 17 Skyline Drive. Building Commissioner Ed Hewitt commented that he has visited the particular site in question numerous times and it was more of a "landscaping" project and not a "building" project. Ed also mentioned that the required work would most likely fall under the required dollar amount that would normally require any type of building permit.

Jim Slawinski mentioned the numerous cracks that he observed on the new asphalt in town and questioned what preventative measures may be required to prevent future "pot holes" in the future. While this may not be directly related to normal Plan Commission Business, Town Council and Plan Commission Member Paul Panther said that he would look in to the matter.

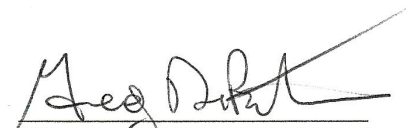
Jim Slawinski mentioned that during a recent correspondence with the Clerk/Treasurer Jean Manna she mentioned that there was still a vacancy of a Plan Commission Member on the Building Code Review Committee. The Plan Commission Members voted and elected Greg DePorter to fill the position.

There was some discussion on the possibility of having the Plan Commission Minutes posted on the Ogden Dunes Web Page. Chairman DePorter mentioned that the idea was considered in the past but was never incorporated. Jim Slawinski volunteered to see if he could get this done once Plan Commission Minutes are approved.

Public Comments:

Alex Mackenzie asked about the possibility of limiting residents to only displaying one sign on an individual's residence. Chairman DePorter commented that he had recently contacted the town attorney and the signs fall under a "political" type category and the residents have the right to display this type of sign(s) as they wish.

With no other business and/or additional public comments the meeting adjourned at 9:12 PM


GREG DePORTER, PRESIDENT


HERB CRAIG, SECRETARY

The monthly agenda is prepared by the Plan Commission President 72 hours prior to each scheduled meeting. Please contact the President, with your requests for a place on the agenda. Building permit applicants who submit the required documents at least two weeks in advance of the meeting will automatically be placed on the agenda.